Local Market Update – October 2026

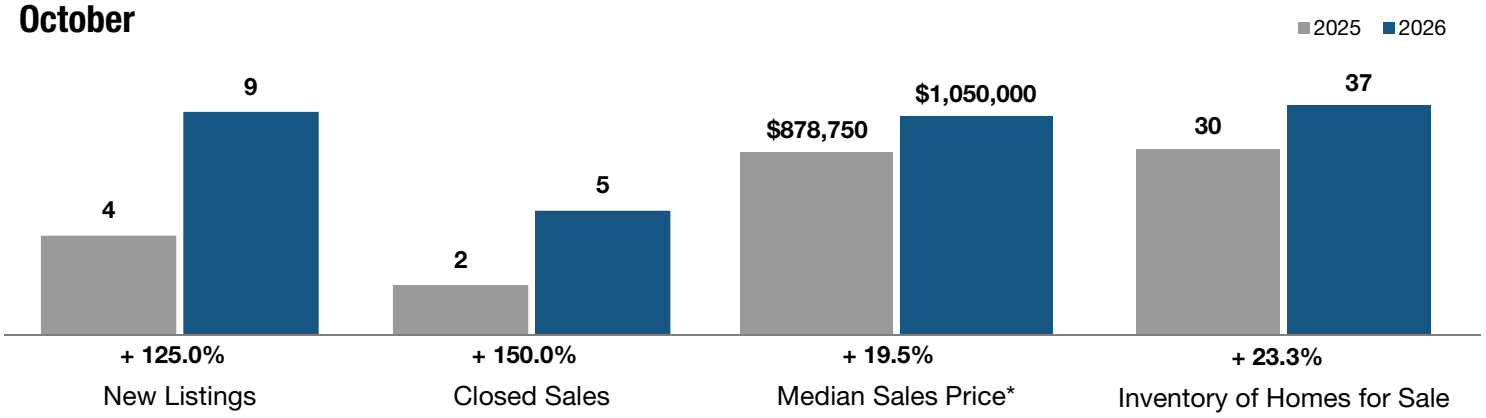
A Research Tool Provided by REsides, Inc. and the
Hilton Head Area Association of REALTORS®

Callawassie Island

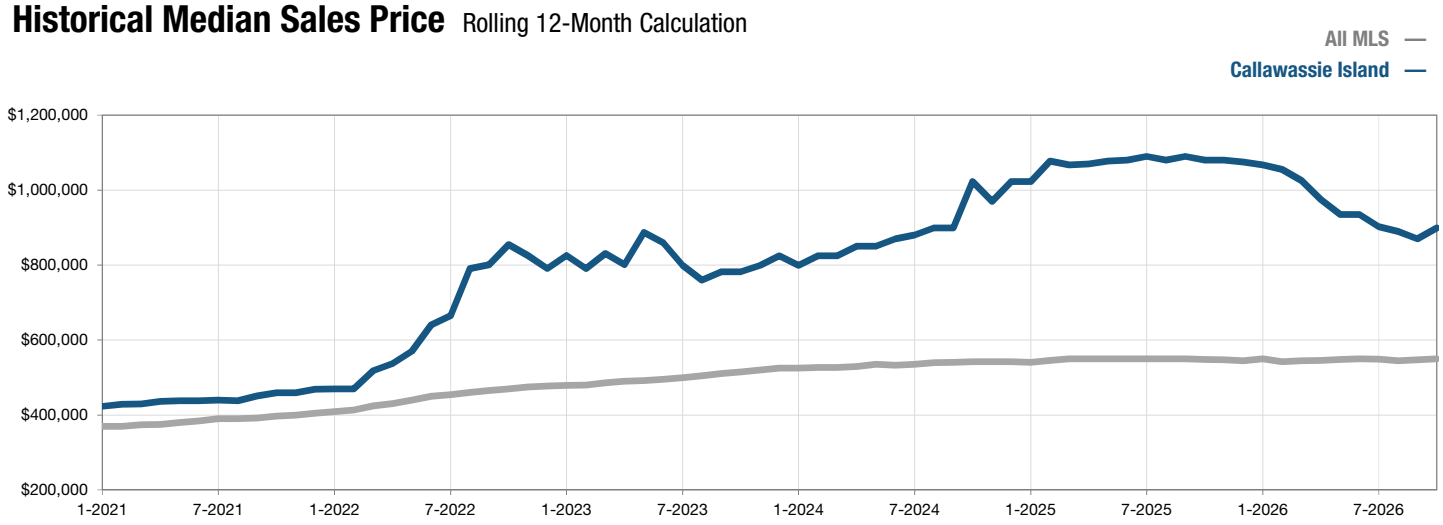
	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	4	**9**	+ 125.0%	56	**61**	+ 8.9%
Closed Sales	2	**5**	+ 150.0%	29	**31**	+ 6.9%
Median Sales Price*	$878,750	**$1,050,000**	+ 19.5%	$1,100,000	**$899,000**	- 18.3%
Percent of List Price Received*	97.3%	**94.4%**	- 3.0%	95.2%	**94.5%**	- 0.7%
Days on Market Until Sale	188	**153**	- 18.6%	167	**188**	+ 12.6%
Inventory of Homes for Sale	30	**37**	+ 23.3%	--	**--**	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

October



Historical Median Sales Price Rolling 12-Month Calculation



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